

153.0

0005

0009.0

Map

Block

Lot

1 of 1

Residential

ARLINGTON

APPRAISED:

Total Card / Total Parcel

706,400 / 706,400

USE VALUE:

706,400 / 706,400

ASSESSED:

706,400 / 706,400

PROPERTY LOCATION

No	Alt No	Direction/Street/City
39		CHESTER ST, ARLINGTON

OWNERSHIP	Unit #:
Owner 1: POLICELLA WILLIAM V	
Owner 2: POLICELLA RICHARD J & LYNN A	
Owner 3: TRS/ 39 CHESTER STREET NOMINEE	
Street 1: 39 CHESTER STREET	
Street 2:	

Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry:	Own Occ: Y
Postal:	02476	Type:	

PREVIOUS OWNER
Owner 1: POLICELLA WILLIAM V & -
Owner 2: POLICELLA RICHARD J & LYNN A -
Street 1: 39 CHESTER STREET
Twn/City: ARLINGTON
St/Prov: MA
Postal: 02476

NARRATIVE DESCRIPTION
This parcel contains .115 Sq. Ft. of land mainly classified as One Family with a Cape Building built about 1939, having primarily Aluminum Exterior and 1428 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 0 HalfBath, 6 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS
Code Descrip/No Amount Com. Int

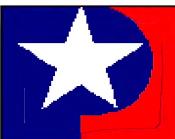
PROPERTY FACTORS						
Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		5000		Sq. Ft.	Site		0	80.	1.14	9									456,000						456,000	

IN PROCESS APPRAISAL SUMMARY

IN PROCESS APPRAISAL SUMMARY								Legal Description				User Acct	
Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value			Legal Description				User Acct	
101	5000.000	250,400		456,000	706,400							101909	
								GIS Ref				GIS Ref	
												Insp Date	
												07/27/18	



PATRIOT
Properties Inc.
USER DEFINED

Prior Id # 1:	101909
Prior Id # 2:	
Prior Id # 3:	
Date	Time
12/30/21	13:43:32
Print	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

PREVIOUS ASSESSMENT

PREVIOUS ASSESSMENT								Parcel ID	153.0-0005-0009.0	
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	250,400	0	5,000.	456,000	706,400		Year end	12/23/2021
2021	101	FV	242,500	0	5,000.	456,000	698,500		Year End Roll	12/10/2020
2020	101	FV	242,700	0	5,000.	456,000	698,700	698,700	Year End Roll	12/18/2019
2019	101	FV	222,500	0	5,000.	427,500	650,000	650,000	Year End Roll	1/3/2019
2018	101	FV	222,500	0	5,000.	353,400	575,900	575,900	Year End Roll	12/20/2017
2017	101	FV	222,500	0	5,000.	324,900	547,400	547,400	Year End Roll	1/3/2017
2016	101	FV	222,500	0	5,000.	296,400	518,900	518,900	Year End	1/4/2016
2015	101	FV	209,600	0	5,000.	290,700	500,300	500,300	Year End Roll	12/11/2014

SALES INFORMATION

SALES INFORMATION								TAX DISTRICT				PAT ACCT.			
Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif							
POLICELLA RICHA	77730-446	1	5/10/2021	Convenience		1	No	No	Richard & Lynn Policella tranferred their 50%						
POLICELLA RICHA	66151-32		9/30/2015	Convenience			No	No							
POLICELLA WILLI	66151-26		9/30/2015	Convenience			No	No							
POLICELLA MARGA	66151-23		9/20/2015	Convenience			No	No	Vincent Policella dod 4/14/1995						
	11932-474		12/14/1970												

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descr	Comment	Date	Result	By	Name
5/21/2014	494	Re-Roof	4,880						7/27/2018	MEAS&NOTICE	HS	Hanne S
10/14/2009	982	Manual	5,300						6/18/2014	External Ins	PC	PHIL C
									10/31/2008	Meas/Inspect	345	PATRIOT
									11/22/1999	Meas/Inspect	264	PATRIOT
									7/22/1993		KT	

ACTIVITY INFORMATION

Sign:	VERIFICATION OF VISIT NOT DATA	/	/

